

TCP \$	5
Drainage \$	
SIF\$	
Inspection \$	

#9051-0

PLANNING CLEARANCE

(Multifamily & Nonresidential Remodels and Change of Use)

Public Works & Planning Department

Planning \$
Bldg Permit #
File #

Building Address 2424 Hwy 6 #50 #D
 Parcel No. 2945-09203-008
 Subdivision _____
 Filing _____ Block _____ Lot _____

Multifamily Only:
 No. of Existing Units _____ No. Proposed _____
 Sq. Ft. of Existing 75420 Sq. Ft. Proposed same
 Sq. Ft. of Lot / Parcel 6,782
 Sq. Ft. Coverage of Lot by Structures & Impervious Surface
 (Total Existing & Proposed) _____

OWNER INFORMATION:

Name MACERICH MESA MALL HOLDINGS LLC
 Address 2235 FARADAY AVE STE 0
 City / State / Zip CARLSBAD, CA 92008-7215

DESCRIPTION OF WORK & INTENDED USE:

Remodel Change of Use (*Specify uses below)
 Addition Change of Business
 Other: demo - of existing interior Mervyn's

APPLICANT INFORMATION:

Name FZ CONSTRUCTORS INC
 Address PO Box 1767
 City / State / Zip Grand Junction CO 81502
 Telephone 970-434 9093

* FOR CHANGE OF USE:
 *Existing Use: VACANT (previous retail)
 *Proposed Use: Retail
 Estimated Remodeling Cost \$ 70,000 (w/labor)
 Current Fair Market Value of Structure \$ 2,700,560

REQUIRED: One plot plan, on 8 1/2" x 11" paper, showing all existing & proposed structure location(s), parking, setbacks to all property lines, ingress/egress to the property, driveway location & width & all easements & rights-of-way which abut the parcel.

THIS SECTION TO BE COMPLETED BY PLANNING STAFF

ZONE C1 Maximum coverage of lot by structures _____
 SETBACKS: Front 15/25 from property line (PL) Landscaping/Screening Required: YES _____ NO _____
 Side 0/0 from PL Rear 10/10 from PL Parking Requirement _____
 Maximum Height of Structure(s) 40 Floodplain Certificate Required: YES _____ NO _____
 Voting District _____ Ingress / Egress Location Approval _____
 (Engineer's Initials)

Modifications to this Planning Clearance must be approved, in writing, by the Public Works & Planning Department. The structure authorized by this application cannot be occupied until a final inspection has been completed and a Certificate of Occupancy has been issued, if applicable, by the Building Department.

I hereby acknowledge that I have read this application and the information is correct; I agree to comply with any and all codes, ordinances, laws, regulations or restrictions which apply to the project. I understand that failure to comply shall result in legal action, which may include but not necessarily be limited to non-use of the building(s).

Applicant Signature [Signature] Date NOV 9, 09
 Planning Approval [Signature] Date 11/9/09

Additional water and/or sewer tap fee(s) are required:	YES	NO	W/O No.
Utility Accounting	<u>[Signature]</u>		Date <u>11-9-09</u>

VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 2.2.C.4 Grand Junction Zoning & Development Code)
 (White: Planning) (Yellow: Customer) (Pink: Building Department) (Goldenrod: Utility Accounting)

*Existing
 Equis
 10305*

Demo only

Wendy Spurr - RE: Tire Distribution Systems

From: Scott Williams
To: bob.lee@mesacounty.us; Bret Guillory; mike.mossburg@co.mesa.co.us; scrum@tdstires.com; Wendy Spurr
Date: 10/22/2009 1:25 PM
Subject: RE: Tire Distribution Systems

10/22/09

Based on information submitted to this office, Tire Distribution Systems, located at 794 22 Road, will be required to install an oil/sand interceptor having a minimum capacity of 600 gallons and having a minimum of two compartments. The facility is constructing an outside wash pad.

Should you have questions or comments, please contact Industrial Pretreatment at (970) 256-4180.